

CASE NUMBER: SPUD-1401

This notice is to inform you that **David Box, on behalf of Vitruvius Properties, LLC**, filed an application with The City of Oklahoma City to change the zoning designation of the property to the SPUD-1401 Simplified Planned Unit Development District and Gatewood Urban Conservation Overlay District. The City Council will consider this zoning application at a public hearing on August 2, 2022. The only property to be rezoned is outlined on the attached map. **The City Council meets in the Council Chambers, Third Floor, Municipal Building, 200 North Walker Avenue, Oklahoma City, Oklahoma beginning at 8:30 a.m.**

To review copy of the Proposed Master Design Statement for this SPUD visit www.okc.gov/districts.

LEGAL DESCRIPTION:

A tract of land in Lots Five (5) and Six (6), Block Seventy-Nine (79), UNIVERSITY ADDITION to Oklahoma City, Oklahoma, according to the recorded plat thereof and further described as follows: Beginning at the Northwest corner of said Lot 5, a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N89°40'09"E along the North line thereof, 35.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence S00°20'03"E and parallel with the West line of said Lot 5, 5.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N89°40'09"E, 5.00 feet to a Mag-Nail with aluminum disk bearing the inscription "E.D. Hill CA 105"; Thence S00°20'03"E, 78.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence S89°40'09"W, 30.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence S00°20'03"E, 57.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105", said point also being on the South line of said Lot 5; Thence S89°40'09"W, 10.00 feet to the Southwest corner of said Lot 5 and a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N00°20'03"W along the West line of said Lot 5, 140.00 feet to the Point of Beginning. AND A tract of land in Lots Five (5) and Six (6), Block Seventy-Nine (79), UNIVERSITY ADDITION to Oklahoma City, Oklahoma, according to the recorded plat thereof and further described as follows: Commencing at the Northwest corner of said Lot 5; Thence N89°40'09"E along the North line of said Lot 5 and 6, 35.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105" and the Point of Beginning; Thence continuing N89°40'09"E, 15.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105" and the Northeast corner of said Lot 6; Thence S00°20'03"E along the East line of said Lot 6, 140.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105" and the Southeast corner of said Lot 6; Thence S89°40'09"W along the South line of said Lots 5 and 6, 40.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N00°20'03"W, 57.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N89°40'09"E, 30.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N00°20'03 W, 78.00 feet to a Mag-Nail with aluminum disk bearing the inscription "E.D. Hill CA 105"; Thence S89°40'09"W, 5.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N00°20'03"W, 5.00 feet to the Point of Beginning.

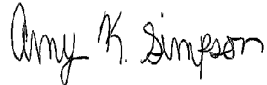
Your property is not included within the area proposed to be rezoned. This notice is being provided to you because you own property nearby.

You are not required to attend the hearing, but if you wish to you may. You can also have someone appear on your behalf.

If you object to the rezoning of the property, you can file legal written protest no later than three days prior to the hearing, with the Office of the City Clerk, 200 North Walker Avenue, Oklahoma City, Oklahoma 73102.

Dated this 21st day of June, 2022

SEAL


Amy Simpson, City Clerk



PROPOSED ZONING CHANGE:

CASE NUMBER: SPUD-1401

FROM: SPUD-930 Simplified Planned Unit Development District and Gatewood Urban Conservation Overlay District

TO: SPUD-1401 Simplified Planned Unit Development District and Gatewood Urban Conservation Overlay District

ADDRESS OF PROPERTY: 1618 and 1620 NW 17th Street



PROPOSED USE: The purpose of this request is to permit a boutique and small event center.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

This site will be developed in accordance with the regulation of the modified **R-1 Single-Family Residential District and Gatewood Urban Conservation Overlay District** (OKC Zoning Ordinance, 2020).

Should you have any questions or concerns regarding this application please call:

**The City of Oklahoma City
Development Services Department
420 West Main Street, Suite 910
Oklahoma City, Oklahoma 73102**

(405) 297-2623 • (405) 297-2495 • (405) 297-2289 • (405) 297-3908

TDD (405) 297-2020

subdivisionandzoning@okc.gov

FOR PUBLICATION ONLY

CASE NUMBER: SPUD-1401

LOCATION: 1618 and 1620 NW 17th Street

NOTICE IS HEREBY GIVEN, that the City Council of Oklahoma City will hold a public hearing on a proposed ordinance, extending the limits of the SPUD Simplified Planned Unit Development District from the SPUD-930 Simplified Planned Unit Development District and Gatewood Urban Conservation Overlay District. A public hearing will be held by the City Council on August 2, 2022. **The City Council meets in the Council Chambers, Third Floor, Municipal Building, 200 North Walker Avenue, Oklahoma City, Oklahoma beginning at 8:30 a.m.**

To review copy of the Proposed Master Design Statement for this SPUD visit www.okc.gov/districts.

Under the terms of said ordinance, the limits of and boundaries of the SPUD Simplified Planned Unit Development District would be extended to include the following described property:

A tract of land in Lots Five (5) and Six (6), Block Seventy-Nine (79), UNIVERSITY ADDITION to Oklahoma City, Oklahoma, according to the recorded plat thereof and further described as follows: Beginning at the Northwest corner of said Lot 5, a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N89°40'09"E along the North line thereof, 35.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence S00°20'03"E and parallel with the West line of said Lot 5, 5.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N89°40'09"E, 5.00 feet to a Mag-Nail with aluminum disk bearing the inscription "E.D. Hill CA 105"; Thence S00°20'03"E, 78.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence S89°40'09"W, 30.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence S00°20'03"E, 57.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105", said point also being on the South line of said Lot 5; Thence S89°40'09"W, 10.00 feet to the Southwest corner of said Lot 5 and a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N00°20'03"W along the West line of said Lot 5, 140.00 feet to the Point of Beginning. AND A tract of land in Lots Five (5) and Six (6), Block Seventy-Nine (79), UNIVERSITY ADDITION to Oklahoma City, Oklahoma, according to the recorded plat thereof and further described as follows: Commencing at the Northwest corner of said Lot 5; Thence N89°40'09"E along the North line of said Lot 5 and 6, 35.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105" and the Point of Beginning; Thence continuing N89°40'09"E, 15.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105" and the Northeast corner of said Lot 6; Thence S00°20'03"E along the East line of said Lot 6, 140.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105" and the Southeast corner of said Lot 6; Thence S89°40'09"W along the South line of said Lots 5 and 6, 40.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N00°20'03"W, 57.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N89°40'09"E, 30.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N00°20'03"W, 78.00 feet to a Mag-Nail with aluminum disk bearing the inscription "E.D. Hill CA 105"; Thence S89°40'09"W, 5.00 feet to a 3/8" iron rod with cap bearing the inscription "E.D. Hill CA 105"; Thence N00°20'03"W, 5.00 feet to the Point of Beginning.

PROPOSED USE: The purpose of this request is to permit a boutique and small event center.

BRIEF DESCRIPTION OF PROPOSED ZONING DISTRICT:

This site will be developed in accordance with the regulation of the modified **R-1 Single-Family Residential District and Gatewood Urban Conservation Overlay District** (OKC Zoning Ordinance, 2020).

Any person having any objections to the proposed rezoning may appear before the City Council in the **COUNCIL CHAMBERS** on the above date set for hearing and show cause why the proposed rezoning should not be carried out in accordance with said ordinance. At any time not later than three days prior to said hearing, any owner of property within the district affected, or any owner of property within a 300 foot radius of the exterior boundary of the subject property, may make legal written protest by filing the same with the Office of the City Clerk, 200 North Walker Avenue, Oklahoma City, Oklahoma 73102.

Dated this 21st day of June, 2022

SEAL

Amy Simpson, City Clerk

For further information call 297-3908

TDD 297-2020

